

AGENDA MANAGEMENT SHEET

Name of Committee Cabinet
Date of Committee 26th May 2005
Report Title Warwick District Local Plan Revised
Deposit Draft - Conformity with
Warwickshire Structure Plan 1996 – 2011

Summary Warwick District Council is required to obtain the County Council's view on the general conformity of the revised deposit draft of the new Local Plan review with the Structure Plan before it can be placed on deposit for public comment in June 2005. Cabinet is requested to authorise officers to write to the District Council advising them of this, and bring its attention to the other matters referred to in this report.

For further information please contact Heidi Antrobus
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Would the recommended decision be contrary to the Budget and Policy Framework? Yes/No

Background Papers None

CONSULTATION ALREADY UNDERTAKEN:- *Details to be specified*

- Other Committees
- Local Member(s)
(With brief comments, if appropriate)
- Other Elected Members
- Cabinet Member
(Reports to The Cabinet, to be cleared with appropriate Cabinet Member)
- Chief Executive
- Legal I Marriott - agreed

- Finance
- Other Chief Officers
- District Councils
- Health Authority
- Police
- Other Bodies/Individuals

FINAL DECISION **YES/NO** *(If 'No' complete Suggested Next Steps)*

SUGGESTED NEXT STEPS :

Details to be specified

- Further consideration by this Committee
- To Council
- To Cabinet
- To an O & S Committee
- To an Area Committee
- Further Consultation

Cabinet - 26th May 2005

**Warwick District Local Plan Review Revised Deposit Draft-
Conformity with Warwickshire Structure Plan 1996 - 2011**

**Report of the Director of Planning, Transport and
Economic Strategy**

Recommendation

That:-

1. Warwick District Council be advised that the District Local Plan Revised Deposit Draft is in general conformity with the Warwickshire Structure Plan 1996 - 2011 (WASP).
2. The District Council's attention be brought to the other matters referred to in this report, at paragraph 3.2.

1. Background

- 1.1 The Warwickshire Structure Plan (WASP) 1996 – 2011 was adopted on the 20th August 2001. Warwick District Council anticipates placing its revised deposit draft on deposit in June 2005. However, before the revised draft can be deposited, the District Council is required to obtain a statement from the County Council, within 28 days of its submission, as to whether the plan is or is not in general conformity with the Structure Plan. The first deposit draft was considered by Cabinet on the 20th November 2003 and Cabinet concluded that it conformed with the WASP.

2. Revised Deposit Draft

- 2.1 Your officers' overall conclusion is that the Revised Deposit Draft of the Warwick District Local District Plan 1996-2011 is in general conformity with the Warwickshire Structure Plan 1996-2011 (WASP).
- 2.2 WASP Policy GD.3 states that most development should be directed towards the main towns in the District: Leamington Spa (including Whitnash), Warwick and Kenilworth. The District Council has sought to implement this policy and directed development accordingly as set out in its revised plan. The WASP makes provision for 8,000 dwellings over the plan period. Taking the proposed housing provision identified up to 2011, 85% (completed and committed) is being directed towards the main towns of Leamington Spa

(includes Whitnash), Warwick and Kenilworth. As at 1st April 2004 the total of completions from 1996-2004 and commitments at 1st April come to a total of 9,173 dwellings.

- 2.3 Whilst the District's proposed provision totals 9,173 dwellings, which is 1,173 over the WASP provision, the Council has not allocated any more additional sites for housing within the Local Plan. There is concern about the amount of windfall completions which, since 1996, have averaged 327 dwellings per year. To address and control this issue of oversupply, the District is producing Supplementary Planning Document (SPD) on Managing Housing Supply in order to control the future amount and location of housing development. In relation to employment land the District Council already has committed the provision of 120.5 hectares, leaving the Plan to allocate 11.5 hectares to meet the WASP provision of 132 hectares up to 2011.

3. Conclusions

- 3.1 Therefore, in considering the proposed overall housing and industrial provision, the Revised Deposit Draft Local Plan would be in general conformity with the Structure Plan.
- 3.2 Once the Revised Deposit Plan has been placed on deposit, there will be further opportunity to make detailed comments to the District Council. This consultation period is due to commence in June 2005. However, over the longer term, the housing position will need to be monitored closely because if significant increases in provision continue, there will be little or no scope for a shift in the balance of growth to Major Urban Areas as outlined in the Regional Spatial Strategy. In addition, the Local Plan needs to ensure that it maximises opportunities to achieve provision of affordable housing. There is a recognised need for affordable housing as indicated by WASP and the District Council's own assessment of needs. It is acknowledged that the District Council recognises the problem and has increased the percentage and lowered the threshold of affordable housing required.

JOHN DEEGAN
Director of Planning, Transport and Economic Strategy
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Warwick

11th May 2005